



Regional Brownfields Assessment Pilot *San Diego, CA*

Outreach and Special Projects Staff (5101)

Quick Reference Fact Sheet

EPA's Brownfields Economic Redevelopment Initiative is designed to empower States, communities, and other stakeholders in economic redevelopment to work together in a timely manner to prevent, assess, safely clean up, and sustainably reuse brownfields. A brownfield is a site, or portion thereof, that has actual or perceived contamination and an active potential for redevelopment or reuse. Since 1995, EPA has funded more than 120 National and Regional Brownfields Assessment Pilots, at up to \$200,000 each, to support creative two-year explorations and demonstrations of brownfields solutions. The Pilots are intended to provide EPA, States, Tribes, municipalities, and communities with useful information and strategies as they continue to seek new methods to promote a unified approach to site assessment, environmental cleanup, and redevelopment.

BACKGROUND

EPA Region 9 has selected the City of San Diego for a Regional Brownfields Pilot. The Pilot efforts will continue the City's work to revitalize the predominantly Hispanic community of Barrio Logan located south of downtown San Diego. Barrio Logan is designated as a Federal Enterprise Community and also as a State Enterprise Zone. The neighborhood has a population of 109,094, 85 percent of whom are of Hispanic/Latino origin, and 24 percent of the residents are linguistically isolated (i.e., primarily Spanish speakers). It has an unemployment rate of 15.2 percent, compared to a City-wide rate of 5.3 percent. The neighborhood includes several chemical storage/manufacturing and metal plating facilities. The risks posed by the presence of these facilities in the Barrio are magnified by small lots and extremely close proximity to residences.

In 1992, the City responded to continuing problems caused by the juxtaposition of these facilities within the neighborhood. A variety of local organizations and individuals have been deeply involved in the effort to address environmental justice and community revitalization issues in the Barrio. The City has partnered with community organizations, non-profit groups, and local businesses to find ways to revitalize

PILOT SNAPSHOT



San Diego, California

Date of Award:
September 1997

Amount: \$100,000

Site Profile: The Pilot targets the Barrio Logan community south of downtown San Diego, including facilities targeted for assessment and potential relocation.

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the neighborhood, which has been negatively impacted by poor zoning and land use planning.

OBJECTIVES

The Pilot's highest priority will be to stimulate economic development and enhance the public health and environmental quality of the Barrio Logan community. The City has taken numerous strides towards achieving this goal by initiating consultations and workshops, developing a task force to identify potentially contaminated sites, and making recommendations regarding cleanup and relocation alternatives. To achieve its objectives, the City plans to conduct a series of workshops and discussions (in both English and Spanish) with residents, industry representatives, community leaders, and technical experts. In addition to the focus on assessment and cleanup, the City intends to make specific recommendations to change land use designations and zoning requirements that result in incompatible land uses.

ACCOMPLISHMENTS AND ACTIVITIES

The Pilot will:

- Develop a computerized Geographic Information System (GIS) listing as properties are identified;
- Conduct detailed site assessments on identified properties;
- Prepare complete environmental assessment reports and cleanup plans, including alternative cost estimates for cleanup;
- Develop future land uses for the affected properties;
- Continue bilingual community outreach efforts, including preparing bilingual outreach materials that can be used by other organizations with brownfields issues in Hispanic communities;
- Hold several stakeholder workshops to encourage participation in the project;

- Work with the Perkins Elementary School and the San Diego Unified School District to develop presentations about the brownfields project;
- Establish a Project Team that includes the City, the Environmental Health Coalition, the MAAC Project (a non-profit housing and social services organization), the California Center for Land Recycling (a State-wide non-profit organization that provides assistance to overcome brownfields redevelopment challenges), the San Diego County Department of Health, and EPA to help guide the project; and
- Establish a model applicable throughout San Diego and other urban areas for dealing with similar brownfields issues.